Inspections Division
Date: 02/22/18

QUITCLAIM DEED WITH COVENANT

BRUCE E. LEITER of Rockland, Maine, **KARL S. LEITER** of Yarmouth, Maine, **ELIZABETH A. WISLER** of Atkinson, New Hampshire, **JANET L. LEITER** of Augusta, Maine, **JOHN K. LEITER** of Nehalem, Oregon, and **SUSAN J. LEITER** of Dresden, Maine (collectively "Grantors"), for consideration paid, grant to **CANDACE KARU**, whose mailing address is 88 Two Lights Road, Cape Elizabeth, Maine 04107 ("Grantee"), with quitclaim covenant, the land located in Portland, Cumberland County, Maine, more particularly described in Exhibit A attached hereto and incorporated herein by reference.

WITNESS our hands and seals effective as of this 16 day of June, 2017.

WITNESS:

_____

Karl S. Leiter

STATE OF MAINE
COUNTY OF CUMBERLAND, ss.

On June 16, 2017, then personally appeared the above-named Karl S. Leiter and acknowledged the foregoing instrument to be his free act and deed.

Before me,

_____
~~Notary Public~~ Attorney at Law
Print: Lee E. Kimball
My Commission expires:

{W6200601.3}

Inspections Division
Date: 02/22/18

Bruce E. Leiter

STATE OF MAINE
COUNTY OF KNOX, ss.

On June 12, 2017, then personally appeared the above-named Bruce E. Leiter and acknowledged the foregoing instrument to be his free act and deed.

Before me,

Notary Public
Print: _____
My Commission expires: DONNALEEN VANORSE-DINAPOLI
Notary Public, Maine
My Commission Expires May 1, 2022

Inspections Division
Date: 02/22/18

Elizabeth A. Wisler Elizabeth A. Wisler
Elizabeth A. Wisler

STATE OF NEW HAMPSHIRE
COUNTY OF Rockingham, ss.

On June 12, 2017, then personally appeared the above-named Elizabeth A. Wisler and acknowledged the foregoing instrument to be her free act and deed.

Before me,

Debra L DeSimone
Notary Public
Print: Debra L DeSimone
My Commission Expires:
DEBRA L. DESIMONE
Notary Public / Justice of the Peace
My Commission Expires July 24, 2018

Inspections Division
Date: 02/22/18

Janet L. Leiter

STATE OF MAINE
COUNTY OF KENNEBEC, ss.

On June 12th, 2017, then personally appeared the above-named Janet L. Leiter and acknowledged the foregoing instrument to be her free act and deed.

Before me,

Notary Public
Print: Meredith R. McGrath
My Commission expires:

Meredith R. McGrath
Notary Public
State of Maine
My Commission Expires June 08, 2019

Inspections Division
Date: 02/22/18

John K. Leiter

STATE OF OREGON
COUNTY OF Tillamook ss.

On June 12, 2017, then personally appeared the above-named John K. Leiter and acknowledged the foregoing instrument to be his free act and deed.

Before me,

OFFICIAL SEAL
JESSIE MARIE DAVIDSON
NOTARY PUBLIC-OREGON
COMMISSION NO. 953277
MY COMMISSION EXPIRES AUGUST 9, 2020

Notary Public
Print: Jessie Marie Davidson
My Commission expires: 8/09/20

Inspections Division
Date: 02/22/18

Patricia Thurnauer

Susan J. Leiter

STATE OF MAINE
COUNTY OF LINCOLN, ss.

On June 12, 2017, then personally appeared the above-named Susan J. Leiter and acknowledged the foregoing instrument to be her free act and deed.

Before me,

ANN E. PIERCE
Notary Public
Maine
My Commission Expires May 8, 2019

Notary Public
Print: Ann E. Pierce
My Commission expires: May 8, 2019

Inspections Division
Date: 02/22/18

Exhibit A

A certain lot or parcel of land, with the buildings thereon, situated on the easterly side of Vaughan Street, in the City of Portland, County of Cumberland and State of Maine, bounded and described as follows:

Beginning on the easterly side line of Vaughan Street at a point one hundred twenty (120) feet southerly thereon from the southerly side line of West Street and at the southwesterly corner of land conveyed by H. Warren Paine to Joseph D. Rourke, et al, by deed dated November 23, 1959 and recorded in Cumberland County Registry of Deeds in Book 2512, Page 246;

Thence easterly parallel with West Street and by said Rourke land, one hundred (100) feet to the westerly side line of land conveyed by J. B. Brown & Sons to Carrie A. N. Strout by deed dated May 22, 1906 and recorded in said Registry of Deeds in Book 787, Page 275;

Thence southerly parallel with Vaughan Street and by said Strout land, sixty (60) feet to the northerly side line of land conveyed by Grace Porter Thompson to Laban W. Leiter by deed dated December 1, 1954 and recorded in said Registry of Deeds in Book 2204, Page 499;

Thence westerly parallel with West Street and by said Leiter land, one hundred (100) feet to the easterly side line of Vaughan Street;

Thence northerly by the easterly side line of Vaughan Street, sixty (60) feet, more or less, to the point of beginning.

Being the same premises in which Laban W. Leiter, Personal Representative of the Estate of Iva F. Leiter conveyed a life estate to Laban W. Leiter by deed dated October 1, 2014 and recorded in Cumberland County Registry of Deeds in Book 31831, Page 39. The said Laban W. Leiter died testate July 1, 2016. Reference is made to Cumberland County Probate Court Docket No. 2016-1126. The Grantors herein are all the children of Iva F. Leiter who died testate September 12, 2012. Reference is made to the Estate of Iva F. Leiter, Cumberland County Probate Court Docket No. 2012-1350, closed by filing of a Sworn Statement of Personal Representative May 14, 2015.